

February 2000

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Department of Ecology
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Bellevue, WA 98008-5452
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Language translation and special accommodation assistance are available on request by calling 425-649-7254 (voice) or (425) 649-4259 (TDD).

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EQUILON Seattle Sales Terminal Harbor Island



Engineering Remedial Design Report available for public review and comment

*Comment Period:
February 15 to March 15, 2000*

Cleanup Action Plan and Consent Decree final

The Washington State Department of Ecology (Ecology) approved the Final Cleanup Action Plan and Consent Decree for the EQUILON Harbor Island Site in Seattle, Washington. It was filed in the King County Superior Court on April 2, 1999.

Engineering Design Report to implement cleanup

The Engineering Remedial Design Report (RD) presents the conceptual design for the remedial actions outlined in the Cleanup Action Plan. The RD describes all assumptions, limitations, and design criteria and includes sufficient information for the development and review of construction plans and specifications of implementing the Cleanup Action Plan.

Because the EQUILON site is an active facility, this proposed Draft RD will be implemented in phases to minimize disruption to the operating facility while prioritizing the cleanup to areas with greater environmental risks and seasonal considerations.

Other RD considerations include hot spot excavations without undermining the structural integrity of the below ground pipelines, seawall bulkhead and the above ground storage tanks.

The Final Cleanup Action Plan, which is based on information presented in 1997's Remedial Investigation/Feasibility Study Report, is being implemented under the approved Consent Decree. The Cleanup Action Plan names the selected cleanup action for the site. The plan also

specifies cleanup standards and other requirements for the cleanup of the site.

Now is the time to comment

Ecology is currently accepting comments on the RD. This document, and other supporting materials, as well as the SEPA checklist and Determination of Nonsignificance are now available for public review at several locations. Written comments will be accepted until March 15. The box on the right contains information about where to review documents and where to send comments.

Background

The EQUILON Seattle Sales Terminal consists of 20.5 acres on the north central part of Harbor Island. The facility is divided into three parcels: 1) the main terminal and tank farm, 2) the north tank farm and 3) the shoreline manifold area and dock. The facility has provided distribution for light oil products and blended oil products, as well as distributing and packing lubricating products, since 1948.

The terminal also operates a small laboratory on site for product quality assurance and quality control.

EQUILON'S soil and ground water are contaminated due to spills and leaks from above ground storage tanks, underground storage tanks and product piping. An adjacent smelter has also contributed to the contamination. A Remedial Investigation (RI) was completed in 1996; a Feasibility Study (FS) was completed in 1997. (Both were available for public review and comment during the summer of 1997.) Results of the RI/FS indicate the following areas of concern.

Primary Areas of Concern:

The soils beneath the shoreline manifold dock areas adjacent to Elliott Bay are contaminated with total petroleum hydrocarbons (TPH). The surface soils in the main terminal tank farm are contaminated with arsenic and lead from an adjacent smelter.

Secondary Areas of Concern:

There is TPH contamination at the main terminal and lead contamination next to the oil water separator in the main terminal. Approximately 200 gallons of weathered diesel and gasoline are trapped in the subsurface soil behind the shoreline manifold island bulkhead seawall structures

that form a partial barrier to ground water flow to the bay. An interim remediation system has been installed to remove floating product and associated dissolved hydrocarbons in this area. The product has been reduced to a sheen.

The cleanup plan

The actions for cleaning up the lead, arsenic and TPH-contaminated soils include:

- Excavate TPH-contaminated soil hot spots above 10,000 parts per million that are beneath the shoreline manifold dock. This remedial action level will address the primary areas of concern impacted by TPH in close proximity to the shoreline and is based on the EPA Record of Decision for the industrial Harbor Island.
- Excavate TPH-contaminated soil hot spots above 20,000 parts per million located at the inland portions of the site which are in the middle of the Island. This remedial action level will address the secondary areas of concern impacted by TPH. Ecology has approved natural attenuation as a remedial alternative for the less critical inland areas. The decision to use 20,000 parts per million as the cleanup level is based on the lowest threshold criteria in EPA's Guidance for Natural Attenuation.
- Treat remaining residual TPH-contaminated soil with bioremediation/monitoring.
- Excavate lead-contaminated soil above 1,000 parts per million located next to the oil water separator.
- Excavate or cap the surface soil impacted with arsenic and lead with three inches of asphalt or its equivalent in cement, followed by a Toxicity Characteristic Contaminant Leaching Procedure (TCLP) to make sure there is no runoff to storm drains and the bay.
- Place a restrictive covenant on the property deed for "industrial use" only.
- Utilize existing extraction wells for product removal and eventual disposal.

The actions for cleaning up the TPH-contaminated ground water

include:

- Place institutional controls, such as a restrictive covenant.
- Conduct long-term ground water monitoring.
- Remove free-product from the water table, wherever present.

For more information, please see the contacts listed to the left.

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